

Building Better Communities (BBC) GOB Citizens' Advisory Committee

April 12, 2010

8:30 A.M., 10 Floor CITT Conference Room

Committee members: Robin Reiter-Faragalli, Barbara Bisno, Dr. Jay Hess, Guy Forchion, Ann Pope, Harry Hoffman, Wendell James, Jeffrey Mishcon, Mary Scott Russell.

Others present: Silvia Lopez (OCI); Merci L. Rodriguez (CEO); George Navarrete (OCI); Eric Stephens (Zoo); Frank Barriga (OCI); Maggie Tawil (MDPR); Jaap Donath (Beacon Council); Stephen Beatus (Beacon Council); Ana Finol (OCI); Marlen Brant (OCI); Mario Morlote (CEO); Felix Hernandez (PWD); Jorge Cibrán (MDPHA); Leland Salomon (GSA); Robert Cruz (OEDC); Angus Laney (MDPR); Jorge Mora (MDPR); Pedro Velar (MD-WASD); Gerald Heffernan (CAO); Johnny Martinez (OCI); Gillian Thomas (MSM); Jose Garcia (MAM); Terry Riley (MAM); Geri Keenan (CAO); Monica Rizo (CAO); Aleida Arrazcaeta (OCI); Ralph Cutie (OCI); Lisa D'Andrea (DCA); Alex Peraza (DCA); Michael Spring (DCA); Fernando Ponassi (GSA); Jose Camero (GSA); Paula Musto (OCI); Corrie Lazarus (OCHP); Gina White (OCHP); Charles Parkinson (OSBM); David Clodfelter (OSBM); Mathew Pinzur (CEO); Tony Lima (SCI); Tony Del Roza (Related Group).

I. Welcome and Introductions	
Discussion:	The meeting was called to order at 8:30 a.m. by Chairwoman Robin Reiter-Faragalli. She thanked members for attending the meeting.
II. GOB Next Two Bond Sales	
	<p>The Chairwoman mentioned that the six-year plan had become two two-year plans and indicated that the purpose of this meeting was to hear from Mr. Johnny Martinez, OCI Director, regarding the process utilized to develop this list of projects. Mr. Martinez announced that his last day with the County was Friday, April 16, 2010 and that he had accepted a position with the City of Miami as an Assistant City Manager.</p> <p>He stated that what is before the Committee is a Two-Year GOB Plan that reflects a two-year gap in bond sales in years 2011-12 and 2012 -13. Originally, the GOB Program assumed a 0.285 millage rate with an increase to 0.349 in year 2010 and further increased tax roll over time. However, as a result of the current economic downturn, we have to concentrate on the next two years/bond sales and prioritize projects based on those that can be done within the next two bond sales that have a minimum operating impact, meet legal obligations, and meet good faith obligations.</p> <p>Previous GOB bond sales have included Series 2005A, Series 2008A (Port Tunnel), Series 2008B and B1 and Series 2010A (Marlins Stadium). The next bond sales are projected as follows: \$200 million in 2010 and \$180 million in 2011. The current carryover of \$150 million from the 2008 bond series (B and B1) is all allocated towards ongoing projects/legal obligations. Due to the lower than anticipated millage rate approved by the BCC, not all projects can commence at originally anticipated.</p> <p>Mr. Jeffrey Mishcon asked the question if the memo included in the agenda package from the County Manager states that the Commission directives may create an allocation and, if so, do these directives come before the CAC. Mr. Navarrete responded that most have come before the CAC in the past. He stated that staff can create a report of those items. The Chairwoman asked if there is a list of projects that were ready to move forward but did not make the list of projects for the next two bond sales and if there a list of projects for the current bond sale. Mr. Navarrete responded that staff would forward the list of projects with funds from the 2005 sale with a color coding and that OCI would provide the list of projects that were ready but did not make the current list.</p> <p>The Chairwoman mentioned that, in the County Manager's memo, it stated that all projects will be built, however, with delays due to economic difficulties. She stated that the CAC wanted to take that message to the voters/stakeholders months ago. She also wanted to know how the stakeholders were notified of the delays to their projects. Mr. Martinez stated that OCI had met with all County departments and had spoken with municipalities to get a sense of their priorities and of their "ready to go" projects given the economic situation. Mr. Mishcon stated that during the GOB campaign, there were many visits to the League of Cities where promises were made to municipalities that their projects would be funded first. Mr. Navarrete asked Mr. Barriga how</p>

	<p>many grant agreements OCI had executed with municipalities. Mr. Barriga responded that we have agreements with all the municipalities with the exception of two. Ms. Bisno asked if the Committee will be provided with an original list of projects with timelines. Mr. Navarrete stated that there is an initial 15-year plan that was developed internally based on assumptions about which projects were truly “ready-to-go”.</p> <p>Mr. Navarrete stated that this plan was essentially re-casted in the fall of 2005. However, this recasted plan has continued to change significantly and dynamically as priorities have changed.</p> <p>The Chairwoman asked if the current list of projects had been shared with the municipalities and other stake holders. Mr. Navarrete responded in the negative but he did mention that municipalities’ input was obtained during the development phase of the list. Ms. Russell stated that it was made clear to municipalities and they never expected to receive or were promised all their funding up front or based on any particular timeline. They were told that funds would be disbursed gradually over multiple bond sales. She is not aware of any municipality that has objected or complained about this.</p> <p>Mr. Martinez stated that municipalities are on-board, and staff has done everything possible to disburse funds on many of their projects. The Chairwoman asked the following: 1) How will OCI evaluate this new list (against what criteria and against what historical GOB plan?); 2) The Committee cannot evaluate the individual merit of the projects on the list, but can take a high level view and outlook, asking the right questions as to the process that was used to prioritize projects; and 3) Is there any flexibility left in the plan, since all funds are now allocated. The concern stated is that there may be other projects such as economic development opportunities that won’t have funding under the current list.</p> <p>Mr. Mishcon asked if there was a list of municipal projects with previous commitments that were now not being honored.</p> <p>Assistant County Attorney Gerald Heffernan stated that advisory and disclosure letters were sent to municipalities, advising them that they needed to talk to the County and have an interlocal agreement in place before spending money on their projects.</p> <p>The Chairwoman stated that she hopes to have a Project Subcommittee meeting within the next two weeks to review the process and would like to have a list of municipalities and a list of carryover commitments. Mathew Pinzur of the County’s Executive Office (CEO) stated that the list of projects for the next two bond sales is a subset of the entire program as is selecting those projects that are ready-to-go and which of those were recommended for funding. The Chairwoman stated that, moving forward, she recommends reaching out to stakeholders and, for the Subcommittee meeting, she would like the list of “ready to go” projects that didn’t make it onto the current list.</p>
III. GOB Economic Development Fund	
Discussion:	<p>Mr. Mario Morlote of the County’s Executive Office made a presentation on the GOB Economic Development Fund (EDF). Mr. Morlote indicated that the item before the CAC sets policy for the use of EDF funds including creation of economic development and jobs as well as the development of long term economic development projects. Mr. Morlote stated that the County would like to spend these funds on catalytic projects in strategic areas or locations, such as the Opa-Locka Airport, the Civic Center area, the Port of Miami, Homestead Air Reserve Base and Kendall-Tamiami Airport area.</p> <p>The County wants to work in concert with the Beacon Council to select these areas. Mr. Harry Hoffman inquired as to how the strategic areas were selected and if major companies were contacted. Dr. Robert Cruz, of the County’s Office of Economic Development Coordination responded that these areas exhibited existing clusters of economic development with long-term vision and did not just hinge upon specific companies.</p> <p>Mr. Stephen Beatus of the Beacon Council responded that they are specifically seeking companies that would be interested in the cluster areas. Mr. Wendell James asked what benefit this would have for the local community. Mr. Morlote responded that they are looking for projects with regional impact and the potential job creation by businesses moving into an area. Also, companies looking to expand in South Florida understand the commitment to hire locally from the community.</p>

	<p>The Chairwoman mentioned that the draft memo referred only to Florida corporations. She asked if this would preclude non-Florida corporations from participating. Mr. Morlote responded in the negative and stated that this requirement referred to a company being registered in the State of Florida, regardless of origin. The Chairwoman stated her concern that there is no money in the current bond sale for EDF. Mr. Martinez stated that there was seed money in the bond sale and these funds would be paid at completion of the developments, so funding would take place in later years. The Chairwoman asked for a motion to vote on EDF item process to approve staff's recommendation. A motion was made by Dr. Hess, second by Ms. Bisno. Motion carried.</p> <p>The Chairwoman stated that the CAC Project Subcommittee meeting will be within the next two weeks. She extended best wishes and appreciation to Johnny Martinez as he starts his new career at the City of Miami. She also extended appreciation to Paula Musto for all her efforts on behalf of the CAC. Ms. Musto will be leaving OCI and going to the Seaport Department to handle their public relations.</p>
IV. Public Comments	
Discussion:	<p>The Chairwoman asked if there were any comments from the public. Gillian Thomas of the Miami Science Museum (MSM) stated that their project had been bumped and that it should be noted that the Historical Museum is now a separate project and should be considered a new project and should be moved to the end of the funding cycle, notwithstanding its merit. The Chairwoman stated that she would have liked to have been informed about this issue with the MSM. Mr. Navarrete stated that this issue had not been presented as of yet to the CAC or BCC and was only on the list as a "place-holder" for the funding. The issue will be presented at a future CAC meeting.</p> <p>There being no further business, the meeting adjourned at 10:30 a.m.</p>

Next CAC Meeting Date – May 3rd, 2010